

District	Density/ Intensity	Lot Coverage	Height	Front setback	Side Setbacks	Rear Setback	Lake & River Setback	Lot Size (sqft)	Street Frontage (feet)
Institutional Campus	20 du/acre <i>(24 du/acre with inclusionary requirement)</i>	<u>Max:</u> 40% <i>(48% w/ inclusionary requirement)</i>	<u>Max:</u> 35’ or height of existing buildings per Sec. 5.2.6(b)1	<u>Min:</u> 15’	10% of lot width <u>Min:</u> 5- feet <u>Max:</u> 20- feet	25% of lot depth <u>Min:</u> 20-feet <u>Max:</u> 75-feet	NA	NA	NA
RL	Max: 7 du/ac (20 with bonus)	<u>Max:</u> 35% <u>(50% with bonus)</u>	<u>Max:</u> 35’	<u>Max/Min:</u> <u>+/- 5-ft of</u> <u>average</u> <u>of 2</u> <u>adjoining</u> <u>properties</u> <u>on both</u> <u>sides</u>	Min: 10% or 5’ (Max required no more than 25’)	Min: 25% or 20’ (Max required no more than 75’)	Min: 75’	Min: 6,000 (10,000 Duplex)	Min: 60’

1. An additional ten per cent (10%) lot coverage may be permitted for accessory residential features per (d)3A below. Measurement of and exceptions to coverage, setback, and height standards are found in Art 5.
2. Average front yard setback of the principal structures on the 2 adjacent lots within the same block having the same street frontage. See Sec. 5.2.4.
3. In no event shall the side yard setback be required to exceed 20-feet, or the rear-yard setback be required to exceed 75-feet.